

# **ORANGE COUNTY PLANNING COMMISSION**

(Regular Meeting)

August 19, 2009 at 1:30 P.M.

333 W. Santa Ana Blvd.  
(10 Civic Center Plaza)  
Santa Ana, CA 92703

**Rick Goacher**  
CHAIRMAN  
Third District

**Tony Lam**  
First District

**Michael Adams**  
Second District

**David Zenger**  
Fourth District

**Susan Ritschel**  
(Vice Chair)  
Fifth District

The Orange County Planning Commission welcomes you to this meeting. This agenda contains a brief general description on each item to be considered. The Orange County Planning Commission encourages your participation.

Except as otherwise provided by law, no action shall be taken on any item not appearing in the following agenda. However, items may be taken up in a different sequence.

Written materials must be received 24 hours in advance to ensure consideration by the commission.

The staff reports are available at the Commission meetings.

Any member of the public may ask the Commission to be heard on the following items, as those items are called. Those persons addressing the Commission are requested to give their names and addresses for the record.

Comments shall be limited to three (3) minutes per person and twenty (20) minutes for all comments, unless different time limits are set by the Chairman subject to the approval of the Planning Commission.

At the conclusion of the meeting on items listed on this agenda, members of the public may address the commission on items of interest to the public that are within the subject matter jurisdiction of the Commission.

**I. Pledge of Allegiance****II. Roll Call****III. Consent Item(s) - Minutes of August 5, 2009****IV. Discussion Item(s)**

**ITEM # 1 PUBLIC HEARING - (continued from July 22, 2009 hearing) – PA070036 – LOTS 2 AND 3 OF BLOCK 9, TRACT 615**  
**APPLICANT: VICTOR HO, PROPERTY OWNER**  
**BEN PHAN, ARCHITECT/AGENT**

Use Permit for an eight-unit three-story condominium project with off-street parking modifications as follows: six uncovered spaces are proposed to be reduced in width varying from a one foot reduction to three feet reductions, the driveway/maneuvering area is proposed to be reduced in width by two feet, and over-height walls and trash enclosure screening within the front setback area. Project proposal includes 16 covered and six (6) uncovered parking spaces, of which two (2) are guest parking spaces and one is a disabled parking space. Proposed parking design meets the minimum number of parking spaces required; however, the proposed widths for all uncovered parking spaces are substandard. Proposed project also includes a five-foot side setback.

**Recommended Action:**

a) Continue to October 21, 2009 Planning Commission Hearing.

**ITEM # 2 PUBLIC HEARING - (continued from July 22, 2009 hearing) – PA070072 – LOTS 5 AND 6 OF BLOCK 3, TRACT 615**  
**APPLICANT: VICTOR HO, PROPERTY OWNER**  
**BEN PHAN, ARCHITECT/AGENT**

Use Permit for an eight-unit three-story condominium project with off-street parking modifications as follows: six uncovered spaces are proposed to be reduced in width varying from a one foot reduction to three feet reductions, the driveway/maneuvering area is proposed to be reduced in width by two feet, and over-height walls and trash enclosure screening within the front setback area. Project proposal includes 16 covered and six (6) uncovered parking spaces, of which two (2) are guest parking spaces and one is a disabled parking space. Proposed parking design meets the minimum number of parking spaces required; however, the proposed widths for all uncovered parking spaces are substandard. Proposed project also includes a five-foot side setback.

**Recommended Action:**

- a) Continue to October 21, 2009 Planning Commission hearing.

**V. Reports from OC Planning**

- a) Upcoming Agenda Items

**September 9, 2009**

- PA070047 – 139 Emerald Bay, Laguna Beach – Progress of Construction (continued from August 5, 2009)
- b) Reports on recent actions of the Board of Supervisors
- c) Major decisions and proposals of the staff
- d) Previous Commission or Commissioner Requests
- e) Litigation – County Counsel

**VI. Planning Commission requests for future staff reports**

**VII. Public Issues – Non-Agendized Items**

At this time members of the public may address the Planning Commission regarding any item within the subject matter jurisdiction of the Commission provided that no action may be taken on off-agenda items unless authorized.